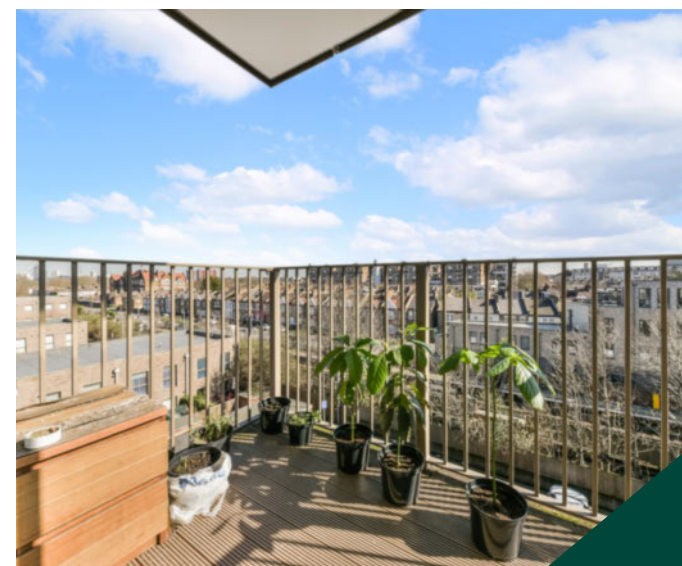




Ferdinand Court, Catford Green, Adenmore Road, Catford, SE6

Asking price **£275,000** | Leasehold



Ferdinand Court, Catford Green, Adenmore Road, Catford, SE6

-  1 Bedroom
-  1 Bathroom
-  1 Reception
-  Balcony
-  Communal Garden
-  Local Amenities
-  Concierge Service
-  0.1 MI Catford

A stylish one-bedroom apartment set within the sought-after Catford Green development.

This bright and well-designed home features a spacious open-plan living area, a contemporary fully integrated kitchen, a generous double bedroom, a modern bathroom, excellent storage throughout, and a private balcony.

This vibrant development has concierge facilities, communal bike storage, well maintained communal gardens, on-site nursery and Sainsbury's Local. Within five minutes walk of Catford and

Catford Bridge stations.

Direct rail access in to central London includes London Bridge (11mins), Waterloo East (17mins), Elephant and Castle (19mins), Charing Cross (21mins), Cannon Street (23mins) and Blackfriars (24mins).

Catford has regular bus routes, excellent schools, shops, bars, restaurants and a popular theatre. The flat is also a ten-minute park walk to Lewisham Hospital and the village-feel of Ladywell and its cafes and small shops.



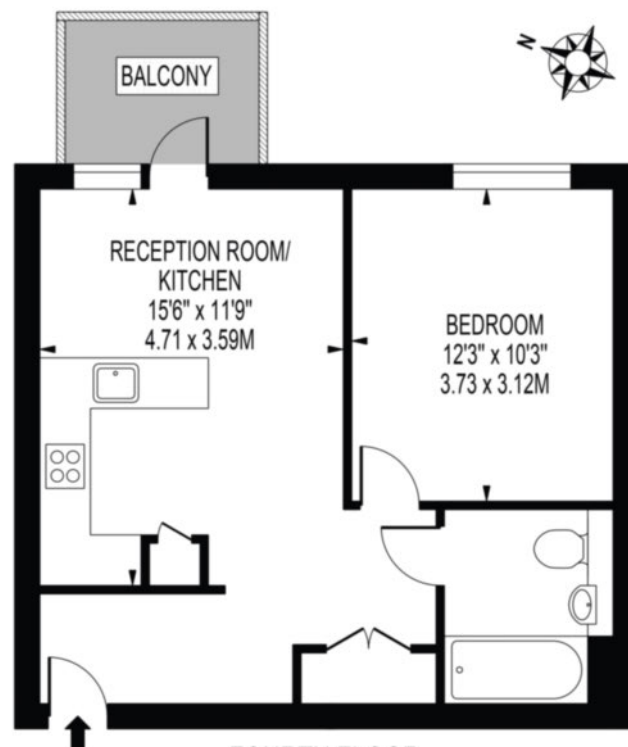
Tenure:	Leasehold (143 years remaining)	Local Authority:	Lewisham
Ground Rent:	£455 p.a.	Council Tax Band:	B
Service Charge:	£2,242 p.a.	EPC:	B

Floorplan

446 sq ft | 41.43 sq m

FERDINAND COURT

APPROXIMATE GROSS INTERNAL FLOOR AREA: 446 SQ FT - 41.43 SQ M



FOURTH FLOOR

FOR ILLUSTRATION PURPOSES ONLY

THIS FLOOR PLAN SHOULD BE USED AS A GENERAL OUTLINE FOR GUIDANCE ONLY AND DOES NOT CONSTITUTE IN WHOLE OR IN PART AN OFFER OR CONTRACT. ANY INTENDING PURCHASER OR LESSEE SHOULD SATISFY THEMSELVES BY INSPECTION, SEARCHES, ENQUIRIES AND FULL SURVEY AS TO THE CORRECTNESS OF EACH STATEMENT. ANY AREAS, MEASUREMENTS OR DISTANCES QUOTED ARE APPROXIMATE AND SHOULD NOT BE USED TO VALUE A PROPERTY OR BE THE BASIS OF ANY SALE OR LET.

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Sales

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We're here to help.

IMPORTANT NOTICE - These particulars have been prepared in good faith and they are not intended to constitute part of an offer or contract. We have not performed a structural survey on this property and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide and should not be relied upon.

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